

KNOW ALL MEN BY THESE PRESENTS, That SAM A. WING CO., INC., Employee Profit Sharing Trust, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by OREGON LAND COMPANY, an Oregon Corporation, hereinafter called the grantee,

does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

A parcel of land in the W 1/2 NE 1/4 NW 1/4 of Section 10, Township 39 South, Range 9 E.W.M., more particularly described as follows:

Beginning at the Northwest corner of Lot 20, Block 1, THIRD ADDITION TO ALTAMONT ACRES, a duly recorded subdivision; thence S 00°06'19" E, 10.00 feet; thence N 89°06' W 350.02 feet to a point on the Southerly right of way line of Hilyard Avenue (3rd Avenue by plat); said point being the true point of beginning of this description; thence South 00°06'19" East 742.86 feet; thence North 89°06' West parallel to said Hilyard Avenue 289.26 feet, more or less, to the Easterly line of that tract of land described in Deed Volume 125, page 487, of the Klamath County Deed records; thence Northerly along said Easterly line 745.96 feet, more or less, to the Southerly right of way line of said Hilyard Avenue; thence South 89°06' East along said right of way line 324.17 feet, more or less, to the true point of beginning.

SUBJECT TO: Liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith; rules, regulations, and assessments of South Suburban Sanitary District; all future real property taxes and assessments; reservations, restrictions, easements and rights of way of record, and those apparent on the land;

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as above set forth

and that grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.  
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 24,000.00

In construing this deed and where the context so requires, the singular includes the plural.  
WITNESS grantor's hand this 4th day of November DECEMBER 19 72.

BY: James L. Covert Trustee  
BY: Royall E. Faulkner Trustee  
BY: Johnny Christian Trustee  
BY: Sam A. Wing Trustee



14635

Texas  
STATE OF OREGON

County of, Dallas

BE IT REMEMBERED, That on this 4th day of December, 1972, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named James Covert, Johnny Austin, Ronald E. Faulkner, Sam A. Wing

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

*Edna M. [Signature]*  
Notary Public for Oregon, Texas

My Commission expires

June 1, 1979

# WARRANTY DEED

(FORM No. 703)

STEVENS-NEES LAW PUB. CO., PORTLAND, ORE.

STATE OF OREGON,

County of Klamath

I certify that the within instrument was received for record on the 20th day of December, 1972, at 11:02 o'clock A.M., and recorded in book M.72 on page 14634. Record of Deeds of said County.

Witness my hand and seal of County affixed.

WM. D. MILNE

COUNTY CLERK

Title.

By *[Signature]* Deputy.

AFTER RECORDING RETURN TO

*Klamath Co. Title*  
*PO Box 151*  
*R.D.*

FEE \$ 4.00